TEXAS AVENUE CORRIDOR STUDY PROPERTY INVENTORY SURVEY FORM

Property ID: R49144

GROUP 3

-13/14 **Property Information** property address: 1210 S COULTER DR legal description: WINTER, BLOCK 4, LOT 2 (PT OF) owner name/address: SHARP, BILLY WAYNE 2403 N TEXAS AVE BRYAN, TX 77803-1844 full business name: land use category: type of business: current zoning: occupancy status: lot area (square feet): 655 frontage along Texas Avenue (feet): lot depth (feet): 105 sq. footage of building: property conforms to: 🗆 min. lot area standards 🗆 min. lot depth standards 🤘 min. lot width standards Improvements building height (feet): 10/10 # of stories: # of buildings: type of buildings (specify): Back / Malas building/site condition: buildings conform to minimum building setbacks: r) yes □ no (if no, specify) approximate construction date: accessible to the public:

yes no D possible historic resource: □ yes i≱no sidewalks along Texas Avenue: □ yes □ 160 other improvements: □ yes ≥ no (specify)__ (pipe fences, decks, carports, swimming pools, etc.) Freestanding Signs □ yes p no □ dilapidated □ abandoned □ in-use # of signs: type/material of sign: overall condition (specify): removal of any dilapidated signs suggested? □ yes □ no (specify) Off-street Parking improved: yes □ no parking spaces striped: □ yes □ no # of available off-street spaces: lot type: asphalt concrete other space sizes: sufficient off-street parking for existing land use: □ yes □ no overall condition: end islands or bay dividers:

yes ino: landscaped islands: □ yes pino

Curb Cuts on Texas Avenue
how many: curb types: □ standard curbs □ curb ramps curb cut closure(s) suggested? □ yes □ no
if yes, which ones:
meet adjacent separation requirements: 🗆 yes 🗆 no meet opposite separation requirements: 🗅 yes 🗆 no
Landscaping
□ yes □ no (if none is present) is there room for landscaping on the property? □ yes □ no comments:
Outside Storage
yes no (specify)(Type of merchandise/material/equipment stored)
dumpsters present:
Miscellaneous
is the property adjoined by a residential use or a residential zoning district?
□ yes □ no (circle one) residential use residential zoning district
is the property developable when required buffers are observed?
if not developable to current standards, what could help make this a developable property?
accessible to alley: □ yes pro
Other Comments: